

City of Gahanna Property Maintenance Checklist

Zoning Division

Every resident has a duty to keep up their property and their neighborhoods. This list inventories some of the City's property maintenance codes, which will assist you in finding possible code violations that are located on your property. Please read over this list to help you recognize any possible violations and take corrective actions in order to preserve your property values, and the character of your neighborhoods.

Tall Grass and Obnoxious weeds:



1. Noxious weeds and grass grown on such property and adjacent right of way shall be maintained in such a manner so as not to exceed 8 inches in height. 945.06

2. All properties shall be free and clear of all noxious weeds, such as thistle, burdock, jimson weds, ragweed, milkweed, mullein, poison ivy, poison oak, and other vegetation of profuse and unmanageable growth. 945.06

Accumulation of Junk, Trash or Waste:

1. No person, being the owner or occupant of any premises shall permit household or commercial waste matter such as paper, straw, excelsior, wearing apparel, grass clippings, trimming from the trees and shrubs or wood, tin cans, glass, metal including all forms of scrap, tires, ashes, and other waste and trash and building materials to be stored or to accumulate about residential, commercial or industrial buildings. 521.07 (A)



Parking Regulations in a Residential District:

1. No commercial vehicles weighing 6, 501 pounds or more shall be stored, parked or allowed on a residentially zoned lot 1163.09 (A)



2. One camping trailer or other trailers, including boat, cargo, horse, or other similar trailers may be parked or stored only if the trailer is parked on pavement. 1163.09 (B)

3. Not more than one wrecked or otherwise inoperable motor vehicle may shall be allowed per one dwelling unit. Such vehicles may be parked or stored only for a period not to exceed seventy-two hours and enclosed or protected so it can't be seen from adjacent lot or street. Inoperable means any vehicle that is not capable of being operated on a public street- i.e., current validation sticker, inflated tires, and a front and back license if registered in Ohio. 1163.09 (C)

Vehicle Parking:

1. All vehicles shall be parked on a sealed surface pavement (Asphalt or cement) 1163.05 (A)



Garbage and Rubbish Collection:



1. No person shall place any garbage or rubbish at the curb point of collection prior to 5:00 pm of the day preceding his/her regular collection day. 941.03 (E)

Fences:

1. No new fence shall be erected without a permit. Replacement of a fence shall be allowed without a fence permit provided materials, height and location do not vary from the existing fence. 1171.02 (A)



Sight Triangle:

1. Within the sight triangle there shall be maintained a clear visibility between the heights of two and ten feet above the grade of the intersection streets within the sight triangle, except trunks of existing trees or light or sign supports. 1167.16 (B)

Street Numbers Required:



1. All buildings are required to have numerical address of the building in Arabic numbers not less than four inches in height. 1321.03
2. Numbers shall be placed on the front of the building facing the street and the colors of the numbers shall contrast to the color of the surface on which they are mounted. 1321.03 (A)

Swimming Pools:

1. No person shall locate, construct or install any swimming pool or make change, in such pool unless and until such person has first submitted an application and plans therefore, and has secured a permit and authorization from the Building Inspector. 1325.02

Sheds and Decks:

1. No person shall construct a building or structure without receiving a building permit. 1301.04

Building Codes:



1. Structure to be water-tight and weather tight. Every foundation, roof, and exterior wall, door, and window shall be kept in sound condition and good repair. 1413.01
2. Painting Exterior Wood Surfaces. All exterior wood surfaces, other than decay resistant woods, shall be protected from the elements by paint or other protective covering or treatment that adheres in all places. 1413.02



3. Rain Carriers. Rain carriers are required and shall be maintained in good repair. 1413.08

Zoning regulations are enacted to protect and promote the public health, safety and general welfare of our community. They not only make our community look better, but they also protect our property values. Please remember that these codes listed above are only a few of the codes that the City of Gahanna regulates. Please contact the Zoning Division at 342-4025, if you have any concerns, questions or comments. Or feel free to reference our website: www.gahanna.gov to browse the entire City of Gahanna codified ordinances. Thank you -the Zoning Division; Brian Reynolds- Code Enforcement Officer